

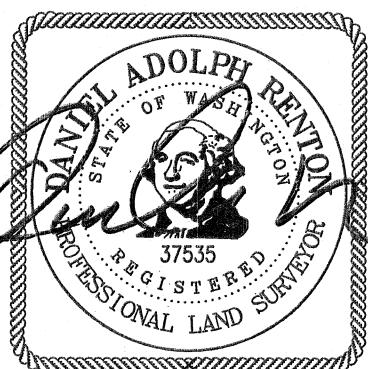
# RECORDING:

STATE OF WASHINGTON  
COUNTY OF SKAMANIA  
I HEREBY CERTIFY THAT THE WITHIN INSTRUMENT OF WRITING WAS FILED FOR RECORD AT THE REQUEST OF KIRTUS HIBBARD, THIS 22nd DAY OF July, 2021, AT 10:40 A.M.

AUDITORS FILE NUMBER 2021-002510  
Michael Schauer  
RECORDED OF SKAMANIA COUNTY, WASHINGTON  
Robert Naymire  
COUNTY AUDITOR

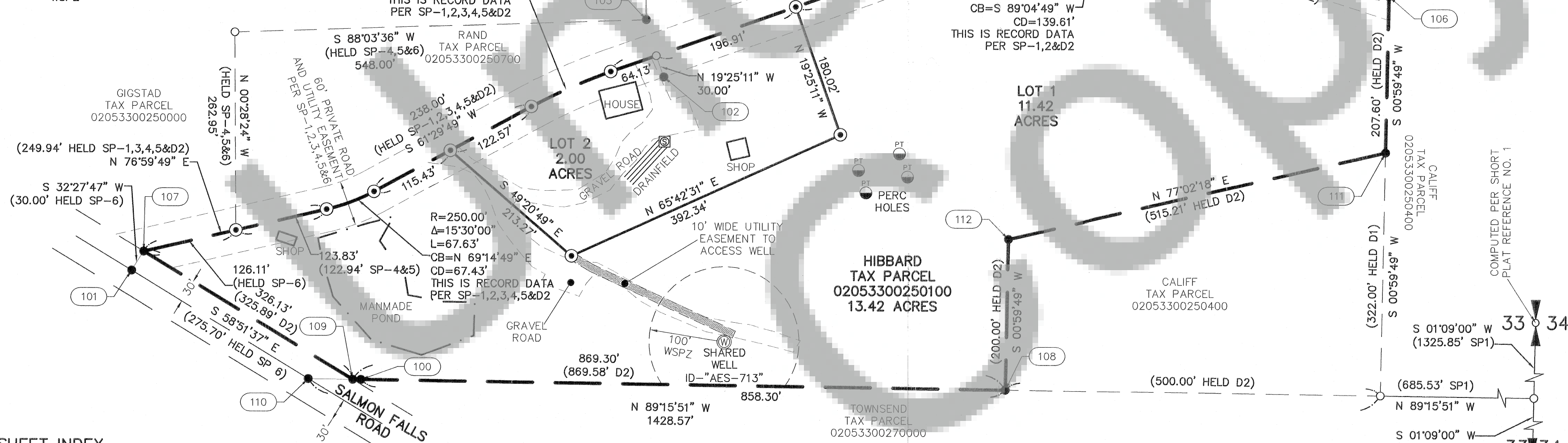
# SURVEYOR'S CERTIFICATE:

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT AND THE REQUEST OF KIRTUS HIBBARD, IN JUNE 2020  
Daniel Adolph Renton 07/20/2021  
DATE  
DANIEL ADOLPH RENTON, PROFESSIONAL LAND SURVEYOR  
PLS # 37535



# LEGEND:

- INDICATES FOUND AND HELD MONUMENTS AS NOTED
- INDICATES 1/2" x 24" REBAR WITH YELLOW PLASTIC CAP INSCRIBED "RENTON 37535", SET
- INDICATES COMPUTED POSITION
- (S#) INDICATES RECORD DATA PER SURVEY REFERENCE NO.
- (SP#) INDICATES RECORD DATA PER SHORT PLAT REFERENCE NO.
- (D#) INDICATES RECORD DATA PER DEED REFERENCE NO.
- ⦿ INDICATES PERC TEST PIT
- INDICATES PERIMETER BOUNDARY
- INDICATES LOT BOUNDARY
- ⊙ INDICATES WELL
- ⊙ INDICATES SEPTIC SYSTEM LID
- WSPZ INDICATES WELL SOURCE PROTECTION ZONE



# SHEET INDEX

SHEET-1: SITE, CERTIFICATES, LEGEND, NORTH ARROW AND BAR SCALE  
SHEET-2: NARRATIVE, REFERENCES, PLAT NOTES AND MONUMENT LIST.

MINISTER AND GLAESER SURVEYING, INC. MAKES NO WARRANTIES AS TO MATTERS OF UNWRITTEN TITLE SUCH AS ADVERSE POSSESSION, ACQUESCENCE, ESTOPPEL, ETC.

A FIELD TRAVERSE WAS PERFORMED USING A 1 SECOND TOTAL STATION. THE FIELD TRAVERSE MET THE MINIMUM STANDARDS FOR SURVEYS AS DESIGNATED IN WAC 352-130-090. ALL CORNERS NOTED AS FOUND WERE VISITED ON 09-07-20.

20288SP.DWG

# SHORT PLAT DEDICATION:

WE, THE OWNERS OF THE HEREIN SHOWN TRACT OF LAND, HEREBY DECLARE AND CERTIFY THIS SHORT PLAT TO BE TRUE AND CORRECT TO THE BEST OF OUR ABILITIES AND THAT THIS SHORT SUBDIVISION HAS BEEN MADE WITH OUR FREE CONSENT AND IN ACCORDANCE WITH OUR DESIRES. FURTHER, WE DEDICATE ALL ROADS ASH SHOWN NOT NOTED AS PRIVATE, AND WAIVE ALL CLAIMS FOR DAMAGES AGAINST ANY GOVERNMENT AGENCY ARISING FROM THE CONSTRUCTION AND MAINTENANCE OF SAID ROADS. FURTHERMORE, WE GRANT ALL EASEMENTS SHOWN FOR THEIR DESIGNATED PURPOSE.

Kirtus Hibbard 7/22/21  
DATE:  
KIRTUS HIBBARD

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST WRITTEN DATED THIS 22 DAY OF July, 2021

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON  
Teri L Wyckoff  
DATE: 7-22-21

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST WRITTEN DATED THIS 22 DAY OF July, 2021

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON  
Teri L Wyckoff  
DATE: 7-22-21

# APPROVALS:

WATER SUPPLY METHODS AND SANITARY SEWER DISPOSAL/ON-SITE SEWAGE DISPOSAL SYSTEMS CONTEMPLATED FOR USE IN THIS SHORT SUBDIVISION CONFORM WITH CURRENT STANDARDS (SHORT PLAT ORD. 17.64100(C)(1)&(2))

Nikki Polu 7/22/21  
LOCAL HEALTH JURISDICTION DATE:

Tina Elisea COUNTY ENGINEER OF SKAMANIA COUNTY, WASHINGTON, CERTIFY THAT THIS PLAT MEETS CURRENT SKAMANIA COUNTY SURVEY REQUIREMENTS; CERTIFY THAT ANY ROADS AND/OR BRIDGES, DEVELOPED IN CONJUNCTION WITH THE APPROVED PLAN, MEET CURRENT SKAMANIA COUNTY DEVELOPMENT STANDARD FOR ROADS; CERTIFY THAT CONSTRUCTION OF ANY STRUCTURES, REQUIRED FOR AND PRIOR TO FINAL APPROVAL, MEETS STANDARD ENGINEERING SPECIFICATIONS; APPROVE THE LAYOUT OF ROADS AND EASEMENTS; AND APPROVE THE ROAD NAME(S) AND NUMBER(S) OF SUCH ROADS.

Jim Allen 7/22/2021  
COUNTY ENGINEER DATE:

ALL TAXES AND ASSESSMENTS ON THE PROPERTY INVOLVED WITH THIS SHORT PLAT HAVE BEEN PAID, DISCHARGED, OR SATISFIED THROUGH FOR TAX PARCEL NUMBER: 02053300250100

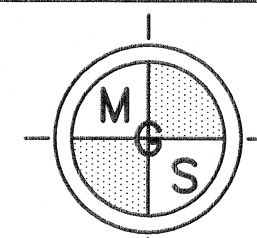
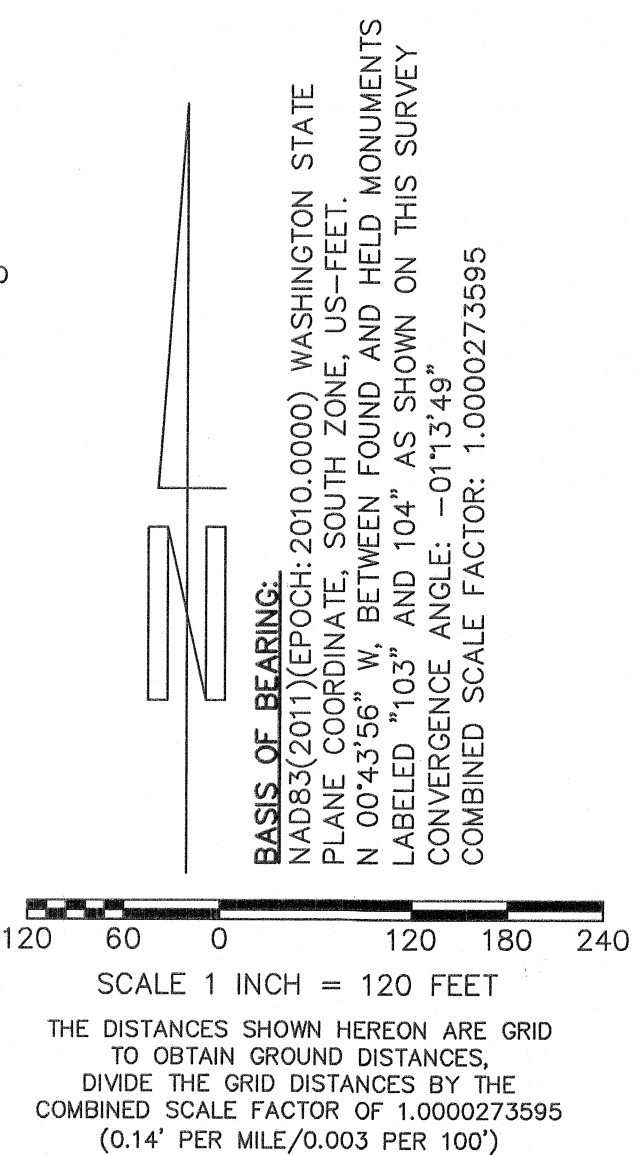
Heidi Allen Deputy 07/22/2021  
SKAMANIA COUNTY TREASURER DATE:

THE LAYOUT OF THIS SHORT PLAT COMPLIES WITH SKAMANIA COUNTY CODE, CHAPTER 17.64 - SHORT PLATS AND SHORT SUBDIVISIONS, REQUIREMENTS, AND THE SHORT PLAT IS APPROVED SUBJECT TO RECORDING IN THE SKAMANIA COUNTY AUDITORS' OFFICE.

Heidi Allen 7/22/2021  
COMMUNITY DEVELOPMENT DEPARTMENT DATE:

# HIBBARD SHORT PLAT

LOCATED IN A PORTION OF LOT 1 OF THE "CALIFF" SHORT PLAT (3-119&120) IN THE THE NW 1/4 AND NE 1/4 OF THE SE 1/4 AND OF SECTION 33, T. 2 N., R 5 E., W. M., SKAMANIA COUNTY WASHINGTON SHEET 1 OF 2



MINISTER-GLAESER SURVEYING INC.  
2200 E. EVERGREEN BLVD.  
VANCOUVER, WA 98661  
(360) 694-3313

JOB NO. 20-288  
DATE: 07-20-2021  
CALC BY: DAR  
DRAWN BY: RDH  
CHECKED BY: DLS  
FILE: 20288SP.DWG



PLAT NOTES:

1. LAND WITHIN THIS SHORT SUBDIVISION SHALL NOT BE FURTHER SUBDIVIDED FOR A PERIOD OF FIVE YEARS UNLESS A FINAL (LONG) PLAT IS FILED PURSUANT TO SKAMANIA COUNTY CODE, TITLE 17, SUBDIVISION, CHAPTER 17.04 THROUGH 17.60 INCLUSIVE.
2. THE APPROVED INITIAL, RESERVE, AND/OR EXISTING SEWAGE SYSTEM SITES SHALL BE PROTECTED FROM DAMAGE DUE TO DEVELOPMENT. THESE SITES SHALL BE MAINTAINED SO THEY ARE FREE FROM ENCROACHMENT BY BUILDINGS, ROADS, AND OTHER STRUCTURES. THESE AREAS SHALL NOT BE COVERED BY AN IMPERVIOUS MATERIAL AND NOT BE SUBJECT TO VEHICULAR TRAFFIC OR OTHER ACTIVITY WHICH WOULD ADVERSELY AFFECT THE SOIL.
3. WARNING: PURCHASERS OF A LOT, OR LOTS, IN THIS SHORT PLAT ARE ADVISED THAT THE LOT, OR LOTS, IN THIS SHORT PLAT ARE SERVICED BY PRIVATE ROADS. PRIVATE ROADS ARE NOT MAINTAINED BY SKAMANIA COUNTY. LOT OWNERS WITHIN THIS SHORT PLAT MUST PAY FOR THE MAINTENANCE OF THE PRIVATE ROADS SERVING THIS SHORT PLAT, INCLUDING GRADING, DRAINAGE, SNOW PLOWING, ETC. THE CONDITION OF THE PRIVATE ROAD MAY AFFECT SUBSEQUENT ATTEMPTS TO DIVIDE YOUR LOT, OR LOTS. PRIVATE ROADS MUST COMPLY WITH SKAMANIA COUNTY'S PRIVATE ROAD REQUIREMENTS.
4. EACH OF THE LOTS WITHIN THE HIBBARD SHORT PLAT MEETS THE MINIMUM ACCEPTABLE STANDARDS FOR SITING AN ONSITE SEWAGE DISPOSAL SYSTEM IN THE REFERENCED TEST PIT LOCATIONS. ANY CHANGES TO THE SITE AND/OR CONDITIONS OF APPROVAL MAY VOID THIS EVALUATION AND APPROVAL. A SATISFACTORY SITE EVALUATION DOES NOT CONSTITUTE AN INDEFINITE APPROVAL FOR A SEWAGE DISPOSAL SYSTEM.
5. PROPOSED LOTS 1 AND 2 SHALL BE SERVED BY A SHARED WELL (DEPARTMENT OF ECOLOGY WELL TAG ID# AES-713).
6. ALL NEW DRIVEWAYS AND APPROACHES SHALL MEET THE STANDARDS IN THE SKAMANIA COUNTY PRIVATE ROAD MANUAL.

SURVEY REFERENCES: (S#)

- 1) GLAESER SURVEY, BOOK 2, PAGE 122

SHORT PLAT REFERENCES: (SP-#)

- 1) "CALIFF SHORT PLAT" BOOK 3, PAGE 119&120
- 2) "ROBERT RAND SHORT PLAT" BOOK 3, PAGE 294
- 3) "DANIEL MIU SHORT PLAT" BOOK 3, PAGE 328
- 4) "AMENDMENT TO DANIEL MIU SHORT PLAT" BOOK 3, PAGE 370
- 5) "DOLORIS RAND SHORT PLAT" AFN #2007165260
- 6) "ADAM RAND SHORT PLAT" AFN #2019000692

DEED REFERENCE: (D#)

- 1) STATUTORY WARRANTY DEED  
GRANTOR: JOHN AND HEATHER SCHOW  
GRANTEE: KIRTUS AND JULIE HIBBARD  
AUDITORS FILE NUMBER: 2007164553  
RECORDED: JANUARY 01, 2007
- 2) QUIT CLAIM DEED  
GRANTOR: ROBERT RAND  
GRANTEE: KIRTUS AND JULIE HIBBARD  
AUDITORS FILE NUMBER: 2007168203  
RECORDED: NOVEMBER 07, 2007

SURVEYORS NARRATIVE:

THE PURPOSE OF THIS SHORT PLAT IS TO SUBDIVIDE THE "HIBBARD" PARCEL (AUDITORS FILE NUMBER 2007164553 AND 2007168203) INTO 2 SEPARATE LOTS. THE CONTROL FOR THIS PROJECT WAS ESTABLISHED BY OCCUPYING A BASE CONTROL POINT FOR 8 PLUS HOURS AND PROCESSING THE DATA USING THE NGS-OPUS SOFTWARE. ONCE THE BASE CONTROL POINT WAS ESTABLISHED THEN A TRIMBLE R8S GNSS BASE RECEIVER OPERATING IN A RTK MODE WAS SET ON THE BASE POINT. A TRIMBLE R10-2 GNSS ROVER OPERATING IN A RTK MODE WAS USED TO SET CONTROL, TIE MONUMENTS, TIE USE LINES AND SET MONUMENTS. A 1 SECOND TRIMBLE S8 ROBOTIC TOTAL STATION WAS USED IN AREAS WHERE THE GPS WOULD NOT WORK (TREE COVER).

PERIMETER BOUNDARY RESOLUTIONS:

**NORTH LINE:** HELD THE NORTH LINE OF LOT 1 OF THE "CALIFF SHORT PLAT" AS RECORDED IN BOOK 3 OF SHORT PLATS, AT PAGE 119, SKAMANIA COUNTY, WASHINGTON, AUDITORS RECORDS, AND AMENDED BY BOUNDARY LINE ADJUSTMENT AS RECORDED IN SKAMANIA COUNTY, WASHINGTON, AUDITORS FILE NUMBER 2007164553.

**EAST LINE:** HELD THE EAST LINE OF THE "HIBBARD" PARCEL AS DESCRIBED AND RECORDED UNDER SKAMANIA COUNTY, WASHINGTON, AUDITORS FILE NUMBER 2007168203.

**SOUTH LINE:** HELD THE SOUTH LINE OF LOT 1 OF THE "CALIFF SHORT PLAT" AS RECORDED IN BOOK 3 OF SHORT PLATS, AT PAGE 119, SKAMANIA COUNTY, WASHINGTON, AUDITORS RECORDS, WHICH IS ALSO THE SOUTH LINE OF THE SOUTH LINE OF THE N 1/2 OF THE SE 1/4 OF SECTION 33, TOWNSHIP 2 NORTH, RANGE 5 EAST, W.M.

**WEST LINE:** HELD THE EAST RIGHT OF WAY LINE OF SALMON FALLS ROAD.

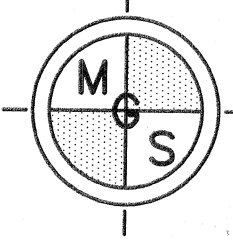
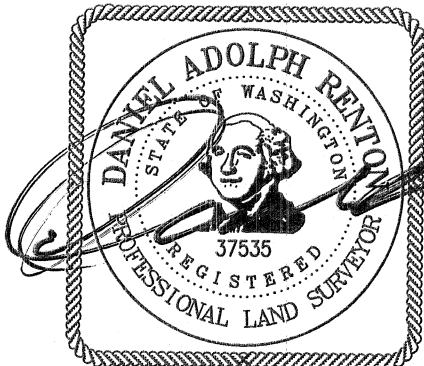
FOUND MONUMENT TABLE

POINT NO.	DESCRIPTION
100	FOUND A 1/2" REBAR ROD WITH YELLOW PLASTIC CAP STAMPED "GLAESER 15024". HELD FOR NORTHING. SEE SHORT PLAT REFERENCE NO. 1&6. SURVEY SURVEY REFERENCE NO. 1
101	FOUND AND HELD A 5/8" REBAR ROD WITH YELLOW PLASTIC CAP STAMPED "SCOTT 46624" SEE SHORT PLAT REFERENCE NO. 6.
102	FOUND AND HELD A 1/2" REBAR ROD WITH YELLOW PLASTIC CAP STAMPED "HAGEDORN 9579" SEE SHORT PLAT REFERENCE NO. 1&2.
103	FOUND AND HELD A 1/2" REBAR ROD WITH YELLOW PLASTIC CAP STAMPED "HAGEDORN 9579" SEE SHORT PLAT REFERENCE NO. 1,2,3,4,5&6.
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105	FOUND AND HELD A 1/2" REBAR ROD WITH YELLOW PLASTIC CAP STAMPED "HAGEDORN 9579" SEE SHORT PLAT REFERENCE NO. 2.
106	FOUND AND HELD A 1/2" REBAR ROD WITH YELLOW PLASTIC CAP STAMPED "HAGEDORN 9579" SEE SHORT PLAT REFERENCE NO. 1&2.
107	FOUND AND HELD A 5/8" REBAR ROD WITH YELLOW PLASTIC CAP STAMPED "SCOTT 46624" SEE SHORT PLAT REFERENCE NO. 6.
108	FOUND A 1/2" REBAR ROD WITH YELLOW PLASTIC CAP STAMPED "GLAESER 15024". HELD. ORIGIN UNKNOWN
109	FOUND AND HELD A 1/2" REBAR ROD WITH YELLOW PLASTIC CAP STAMPED "HAGEDORN 9579" SEE SHORT PLAT REFERENCE NO. 1&6.
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HIBBARD  
SHORT PLAT

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